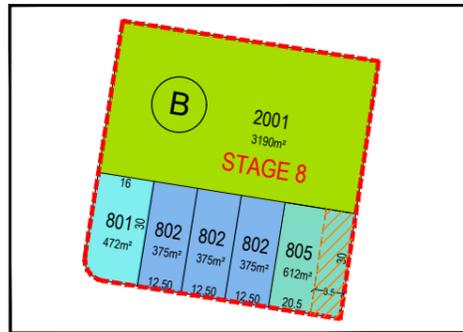


INSERT A : Possible future Stage 8 (current Stage 4)



LEGEND

Site Boundary	
Stage Boundaries	
Existing Lot Boundaries	
Environmental Area	
Stormwater Treatment	
Possible Duplex lots (lots 536, 520 + 625)	
No Compromise Area 2.0m wide (lots 633-644 + 701-712)	
Road Resumption	
Indicative Pathway	
Bushfire setback	

DEVELOPMENT SUMMARY

Total number of residential lots	182
Total number of environmental area lots	1
Total number of stormwater treatment lots	1
Total number of lots	184

YIELD BY STAGE

Stage 4	38
Stage 5	43
Stage 6	44
Stage 7	52
Stage 8	5
Total no. of lots	182

DENSITY

Total number of lots	182
Approx. total area (excluding lots 1000+2001)	9.6ha
Approx. density	18.9du/ha

YIELD SUMMARY

CoMB Lot Type	Lot Frontage	Number of Lots	%
Type A	7.5m	8	4.4%
Type B	>7.5m-10m	3	1.6%
Type C	>10m-12.5m (10.5m)	40	22.0%
	>10m-12.5m (12.5m)	59	32.4%
Type D	>12.5m-18m (12.51m)	7	3.8%
	>12.5m-18m (14m)	47	25.8%
	>12.5m-18m (15m)	5	2.7%
Type E	>12.5m-18m (16m)	10	5.5%
	>18.0m-32.0m	3	1.6%
Type F	32.0m+	0	0.0%
<b>Total</b>		<b>182</b>	<b>100%</b>

CLIENT



PROJECT

PLAN OF SUBDIVISION

Hunt Road, Burpengary

Lots 8-13 on RP133823

AMENDMENTS:

DATE:

A	Original	07.07.2020
B	Amend layout	12.11.2020
C	Amend layout + summaries	17.08.2021
D	Amend layout + road res. + summaries	03.11.2021
E	Amend layout Stage 4 (part Stage 5+7)	28.02.2024
F	Amend layout (All Stages)	19.07.2024
G	Amend 430+516+607+652	02.08.2024
H	Amend Bushfire setback	29.08.2024
I	Amend layout	29.01.2025
J	Amend northern bushfire setback	06.05.2025

DESIGNED: KS

DATE: 06.05.2025

DRAWN: KS

DATE: 06.05.2025

SCALE: 1:2,000 @ A3

1 of 1

IMPORTANT NOTES:

This note is an integral part of this plan. This plan may not be reproduced without this note.

This plan was prepared for a Development Application. This plan should not be used for any other purposes.

This plan remains subject to, but not limited to, authority approval, detail design and final survey.

The total number of lots shown on this plan is approximate only.

No relevance should be placed on the information on this plan for any financial dealings involving the land.

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DRAWING NUMBER:

20-0010-PS6

ISSUE:

J